

Single Family Residence **RESIDENTIAL**

4823 ECHO RIDGE RD

ROCKLIN, CA 95677

\$1,116,235 TopHap Estimate · \$360 / ft² · confidence 94 · as of Jul 14, 2026



4

BEDS

3

BATHS

3,098 ft²

LIVING AREA

0.52 ac

LOT SIZE

1998

YEAR BUILT

2

PARKING

VALUATION

\$1.1M

\$1M low

\$1.2M high

Last Sale

\$575,000 · Feb 23, 2015

Est. Owner Equity

\$413,462

Loan-to-Value

61%

TAX & ASSESSMENT

Property Tax	\$8,076 (2025)
Assessed Value	\$741,570
Previous Assessed	\$727,030

PROPERTY FACTS

Property Type	Single Family Residence
Style	Cape Cod
County	PLACER
Lot (acres)	0.52
Construction	Frame (Unspecified)
Heating	Central
Cooling	Central
Fireplace	Yes
Pool	Spa/Hot Tub (Only)

CLIMATE RISK

1 FLOOD	72 WILDFIRE	60 HEAT	46 STORM	26 DROUGHT
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Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Dec 16, 2024	Financing	Intrafamily Transfer			
Feb 12, 2015	Recorded document	Affidavit Of Death			
Feb 17, 2015	Resale	Grant Deed	\$575,000	\$186	\$460K
Sep 23, 2008	Quitclaim	Quit Claim Transfer			
Sep 23, 2008	Recorded document	Affidavit Of Death			
Jan 16, 2001	Quitclaim	Quit Claim Transfer			
Aug 31, 1998	Resale	Grant Deed	\$278,500	\$90	\$222K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Sierra Elementary School	Elementary	KG–6	0.3 mi
Spring View Middle School	Middle	7–8	2.0 mi

Whitney High School	High	9–12	5.8 mi
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District: Rocklin Unified School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 95677

99 CRIME INDEX	86 AIR POLLUTION	27,336 POPULATION	\$104K MEDIAN IN-COME	61°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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